

**IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE EASTERN DISTRICT OF PENNSYLVANIA**

IN RE: Kristin M. Ellet

Debtor

CHAPTER 13

Wilmington Savings Fund Society, FSB, as trustee of  
Stanwich Mortgage Loan Trust C

Movant

vs.

NO. 17-13275 ELF

Kristin M. Ellet

Debtor

William C. Miller Esq.

Trustee

11 U.S.C. Sections 362 and 1301

**ORDER**

AND NOW, this 23rd day of May, 2018 at Philadelphia, upon failure of Debtor and the Trustee to file and Answer or otherwise plead, it is:

**ORDERED** THAT: the Motion for Relief from the Automatic Stay under 11 U.S.C. Section 362, is modified with respect to the subject premises located at 6 POWELL PL, HAMILTON, NJ 08610 ("Property"), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure. Additionally, any purchaser of the Property at Sheriff's Sale (or purchaser's assignee) may take any legal action for enforcement of its right to possession of the Property.



**ERIC L. FRANK  
U.S. BANKRUPTCY JUDGE**

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